



REGULAR ITEMS – 7:08 p.m.

February 13, 2008 (1)

8.C. File: **PLN2008-06826**
Location: 1500 Space Park Drive, a portion of a 4.95 acre site at the southeast corner of Space Park Drive and Kenneth Street (APN 224-08-021). Property is Zoned ML (Light Industrial).

Applicant: DGA Architects
Owner: Pelio & Associates
Request: **Use Permit** to allow up to 20,000 gallons of above-ground diesel fuel storage to fuel emergency generators.

Project Planner: Jeff Schwilk, AICP – Associate Planner
Commission Action: **Approved, subject to conditions**

8.D. File: **PLN2008-06844**
Location: 3590 El Camino Real, a 0.72 square foot parcel located on the southeast corner of El Camino Real and Lawrence Expressway (APN 290-01-115).

Applicant: Café Amilia
Owner: William Matusich Trustee, et al
Request: **Use Permit** to allow live entertainment in an existing full service restaurant.

Project Planner: Yen Chen, Associate Planner
Commission Action: **Approved, subject to conditions**

Note: This Agenda Item 8.E. was pulled from the Consent Calendar for discussion.

8.E. File: **PLN2008-06846** (U.1436/PLN2003-03605)
Location: 2690 El Camino Real, a 2,100 square foot tenant space within the 13.78 acre Moonlite Shopping Center (APN: 290-06-020). Property is zoned CC (Community Commercial).

Applicant: Shindokdo Sushi Restaurant
Owner: Moonlite Associates L.P.
Request: **Use Permit** amendment to allow extended business hours and additional seating for an existing restaurant with beer and wine service.

Project Planner: Jeff Schwilk, AICP – Associate Planner
Commission Action: **Approved, subject to conditions**

8.F. File: **PLN2008-06847**
Location: 3300 Scott Boulevard, Building 3 service yard, a portion of a 10-acre parcel at the southwest corner of Scott Boulevard and Bowers Avenue (APN: 216-49-024). Property is zoned ML (Light Industrial).

Applicant: CH2MHILL
Owner: Applied Materials
Request: **Use Permit** to allow for 1,000 lbs of above ground outdoor ammonia gas storage (in two 500 lb. tanks), within an existing equipment yard in a ML (Light Industrial) zoning district

Project Planner: Jeff Schwilk, AICP – Associate Planner
Commission Action: **Approved, subject to conditions**

8.G. File: **PLN2008-06840**
Location: 658 Armanini Drive, a 5,600 square foot lot located on the westside of Armanini Avenue, approximately 400 feet south of Serra Avenue (APN 294-08-044). Property is Zoned R1-6L (Single Family Residential).
Applicant/Owner: Kathleen Mirtallo
Request: **Variance** to allow a 1-car garage where 2-covered parking spaces are required in conjunction with a 903 square foot addition to a single family residence.
Project Planner: Yen Chen, Associate Planner
Commission Action: **Approved, subject to conditions**

*******End of Consent Calendar*******

CONTINUED ITEMS

9. File: **PLN2007-06781**
Location: 1575 Pomeroy Avenue, a 12,423 square foot lot, located on the east side of Pomeroy Avenue, approximately 350 feet south of El Camino Real (APN 290-03-089). Property is zoned R1-6L (Single Family Residential).
Applicant: Kurt Anderson of Anderson Architects
Owner: ERN Speno LLC
Request: **Rezone from R1-6L to PD** (Planned Development/R3-18D) to demolish an existing residence and construct three detached townhomes.
Project Planner: Doug Handerson, AICP, Associate Planner
Commission Action: **Continued for up to 90 days, with reposting**

10. File: **PLN2007-06679**
Location: 1468 Lafayette Street, a 7,303 square foot lot on the west side of Lafayette Street approximately 100 feet north of Lewis Street (APN 269-05-061). Property is Zoned PD (Planned Development).
Applicant/Owner: Salvatore Caruso
Request: **Amend PD rezoning, Variance to General Plan density, and Variance to minimum on-site parking requirement** to allow construction of (4) market rate condominiums and provide (4) covered tandem parking spaces, (2) covered parking spaces and (3) open parking spaces
Project Planner: Debby Fernandez
Commission Recommendation: **Recommend City Council denial of PD Amendment, Variance to General Plan Density and Variance to minimum on-site parking requirements**

VARIANCES

- 11.** File: **PLN2008-06822**
Location: 755 Harrison Street, a 6,263 square foot lot on the northside of Harrison Street, approximately 145 feet east of Alviso Street (APN 259-06-061).
Applicant: Jeff Guinta-Innovative Concepts
Owner: Todd Cushman
Request: **Variances** to reduce minimum lot area requirements from 7,000 square feet to 6,263 square feet; a reduction in minimum driveway aisle standards; an increase in maximum accessory building area and maximum building height in conjunction with the proposed detached two-story accessory structure with a 3-car garage and second floor residential accessory unit on a historic single family residential property with a Mills Act Contract.
Project Planner: Yen Chen/Judith Silva
Commission Action: **Continued up to 90 days**

- 12.** File: **PLN2008-06835**
Location: 1 Great America Parkway, a portion of the Great America Theme Park, generally located on the east side of Great America Parkway, south of Tasman Drive (APN 104-42-019).
Applicant: CA Great America
Owner: City of Santa Clara
Request: **Variance** for ride height in conjunction with the construction of a 111-foot high wooden coaster.
Project Planner: Jeff Schwilk, AICP – Associate Planner
Commission Action: **Continued to March 12, 2008 meeting**

ARCHITECTURAL REFERRALS

- 13.** File: **PLN2008-06821**
Location: 3374 Londonderry Place, a 6,100 square foot lot located on the southside of Londonderry Drive, approximately 300 feet west of Westridge Drive (APN 303-14-035). Property is Zoned RI-6L (Single Family Residential).
Applicant: John A. Rovedo
Owner: Ric Forrester
Request: **Architectural Review** of 1st and 2nd story additions with 6-bedrooms (former approval was for 5-bedrooms).
Project Planner: Yen Chen, Associate Planner
Commission Action: **Approved, subject to conditions**

14. OTHER BUSINESS

Commission Procedures and Staff Communications

Public comment on these items may be limited to one minute, at discretion of the Chair

a. Announcements/Other Items

b. Report of the Director of Planning and Inspection

- City Council actions
- Commission/Board Liaison and Committee Report
- Commission/Committee Assignments
 - Architectural Committee: Commissioners Marine and Stattenfield (Sarodi and Barcells alternates)
 - Station Area Plan: Chairperson Champeny
 - General Plan sub-Committee: Commissioners Fitch and O'Neill

c. Commission Procedures

- Planning Procedures
- Work plan items

d. Update on Comprehensive General Plan Amendment Process/ General Plan Update

15. ADJOURNMENT -10:35 p.m.